From: **Nick Young** nick@thinkingmodern.com
Subject: 1079 S Hooker Street - Rezone - S-SU-D to E-TU-C AND 1090 N Hooker Street - E-SU-D1X to U-RH-2.5
Date: May 7, 2024 at 2:25 PM
To: DenverVoters@gmail.com

Good day,

This is Nick Young with MOD. I was reaching out to get any possible feedback on two rezone applications we will be formally submitting soon. See the addresses above and the supporting documents attached. I am currently reaching out with boots on the ground to the immediate neighbors via english/spanish documents to the nearby properties for both subject lots. I will keep you informed if anything arises in those communications. We have also already met with Jamie Torres for both lots and have had quality back and forth. I'm currently reaching out to other RNOs as well. If you have any recommendations for anyone that might be great to receive feedback, please let me know their contact and I'll reach out.

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- The location next to Paco Sanchez Park seems to beckon for a bit more density and the request to the row house zoning is in line with the West Area's Plan of density

We would like to provide lower entry for the units in regards to price points. By being able to do 4 to 5 units total (currently being schematically designed), we can create units at roughly 1,400sf each. Each would have a parking space as well.

Please let me know if interested in an in-person meeting or phone call to discuss more. Thank you for your time and thoughts!

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denvermod.com
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1079 Hooker Street_....23.pdf

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Date: May 7, 2024 at 2:25 PM
To: westwoodcommunityactionteam@gmail.com

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Date: May 7, 2024 at 2:25 PM
To: fareastcenterco@gmail.com

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Date: May 7, 2024 at 2:25 PM
To: rno@hechoenwestwood.com

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Date: May 7, 2024 at 2:25 PM
To: president@denverinc.org

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Date: May 7, 2024 at 2:25 PM
To: normabrambila@westwoodunidos.com

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Subject: 1079 S Hooker Street - Rezone - S-SU-D to E-TU-C AND 1090 N Hooker Street - E-SU-D1X to U-RH-2.5
Date: May 7, 2024 at 2:22 PM
To: G-Gutierrez.atlarge@denvergov.org

Councilperson Gonzales-Gutierrez,

This is Nick Young with MOD. We've met a number of times at Hearings for a few rezones we've done over the past year(s). I was reaching out to get any possible feedback on two more rezones (and I believe the last rezones I will be taking on in the near future). See the addresses above and the supporting documents attached. I am currently reaching out with boots on the ground to the immediate neighbors via english/spanish documents to the nearby properties for both subject lots. I will keep you informed if anything arises in those communications. We have also already met with Jamie Torres for both lots and have had quality back and forth. I'm currently reaching out to other RNOs as well. If you have any recommendations for anyone that might be great to receive feedback, please let me know their contact and I'll reach out.

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